

## Q4 2017 Windsor Ridge HOA Board Meeting Agenda

**Meeting Date:** Wednesday Nov. 8, 2017 / 6:00pm

**Attendees:** Mike Heinritz, Dwayne Tofell, Dave Jones, Ernie Richardson, German Aguilar, Shelly Dallmann (Guest)

### Discussion Topics

- **Windsor Ridge Online Community Program**
  - Shelly Dallmann presented concepts for WR transitioning to an Online Community for majority of resident communications. Pros & Cons discussed as well as value received for adopting a program of this nature. Board voted to endorse this concept for 2018. Shelly will serve as the facilitator and Board liaison. Program commencement to begin with WR HOA Annual Meeting in January 2018.
- **2017 Morningside Park Status & Discussion of Next Steps**
  - Nothing new to report or discuss as a result of the previous communication from the Morningside Park Association and WR response occurring in September/October timeframe.
- **2017 Windsor Ridge Park Discussion - Final Expenditures and 2018 Action Items**
  - Phase I final expenditure for work performed at the Windsor Ridge Neighborhood Park was \$8,671. Board approved a 2018 project to procure a picnic table to be placed on the concrete pad installed as part of Phase I and install a vinyl fence along the east boundary line of the park. Estimated outlay for these two items would be approximately \$4,000-\$5,000.
- **2017 Windsor Ridge Swale Status Project Update & Next Steps - Dwayne Tofell**
  - Meeting with Viewmont @ Morningside representatives on 8/01/2017 to discuss swale expense sharing. No formal HOA is assembled in V@M making progress slow. Conversations inside their subdivision moving forward as of 11-1-2017. Anticipate final decision from them as to voluntary contributions by 12-15-2017. D. Tofell will continue interfacing directly with this new group.
- **2017 WR Insurance Review Project - Status Report**
  - WR Board secured and reviewed both the D&O and P&L insurance policies currently in place. Meetings and discussion held with both PayneWest and Hub International to review coverage limits, changes, modifications, etc. Dropped coverage in the P&L Insurance for fence along Chapman resulting in an annualized savings of
- **2017 YTD Budget Review - Dwayne Tofell**
- **2018 Annual Meeting - Date & Topics**
- **2018 HOA Board & Officer Status**
  - Official Requirements
  - Current Officers/Board Members - Re-election status
  - Meeting Proxies & Election Ballots for Board & Officers
- **2018 ARC Members - General Discussion**
- **2018 Mid-Year Meeting Discussion**
- **2018 Projects**
  - Finishing Park Additions
  - Rules & Regulations Updates & Additions
- **Miscellaneous Discussion**